

City Council
Atlanta, Georgia

06-0-0572

AN ORDINANCE
BY: ZONING COMMITTEE

Z-06-17
Date Filed: 2-7-06

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF ATLANTA, GEORGIA, as follows:

SECTION 1. That the Zoning Ordinance of the City of Atlanta be amended, and the maps established in connection therewith be changed so that the following property located at **211 Joseph E. Lowery Boulevard, S.W.**, be changed from the R-5 (Two-family Residential) District to the MR-3 (Multi-family Residential) District, to wit:

ALL THAT TRACT or parcel of land lying and being Land Lot 116, 14th District, Fulton County, Georgia being more particularly described by the attached legal description and/or survey.

SECTION 2. If this amendment is approved under the provisions of Section 16-02.003 of the Zoning Ordinance of the City of Atlanta, entitled, "Conditional Development", as identified by the use of the suffice "C" after the district designation in Section 1 above, the Director, Bureau of Buildings, shall issue a building permit for the development of the above-described property only in compliance with the attached conditions. Any conditions hereby approved (including any conditional site plan) do not authorize the violation of any district regulations. District regulation variances can be approved only by application to the Board of Zoning Adjustment.

SECTION 3. That the maps referred to, now on file in the Office of the Municipal Clerk, be changed to conform with the terms of this ordinance.

SECTION 4. That all ordinances or parts of ordinances in conflict with the terms of this ordinance are hereby repealed.

LEGAL DESCRIPTION

COMMENCE at the northwest intersection of Corey Street (30' r/w) and Joseph E. Lowery Boulevard (50' r/w);

THENCE proceed North 01 degrees 05 minutes 50 seconds East, a distance of 44.92 feet to a rebar found;

THENCE proceed North 01 degrees 01 minutes 57 seconds East, a distance of 120.00 feet to a point, said point being the TRUE POINT OF BEGINNING;

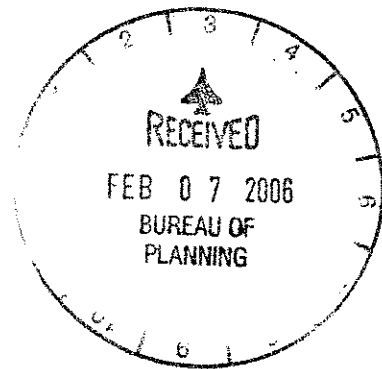
THENCE proceed North 89 degrees 44 minutes 55 seconds West, a distance of 70 feet to a point;

THENCE proceed North 01 degrees 01 minutes 55 seconds East, a distance of 45 feet to a point;

THENCE proceed South 89 degrees 44 minutes 55 seconds East, a distance of 70 feet to a point;

THENCE proceed South 01 degrees 01 minutes 57 seconds West, a distance of 45 feet to a point, said point being the TRUE POINT OF BEING.

Said property being the same as described in a survey prepare by Pendley Surveying for Property of Blue Rock Development, LLC, dated July 21, 2005.



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